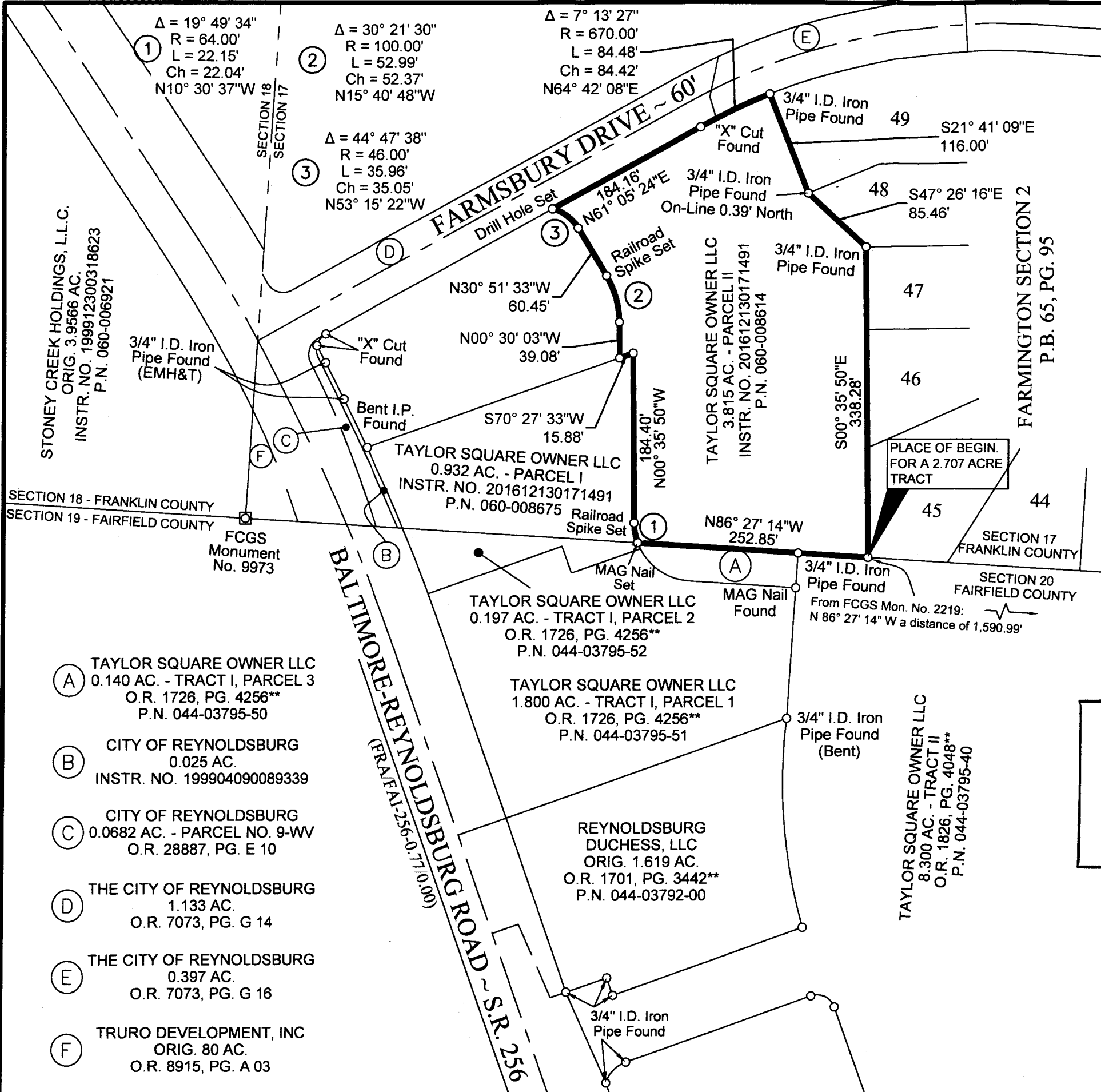


H:\Jobs\2021\210369\Drawings\ACAD\SV\Farmsbury Drive Splits.dwg 07/27/2021



STONE CREEK HOLDINGS, L.L.C.
ORIG. 3.9566 AC.
INSTR. NO. 199912300318623
P.N. 060-006921

SECTION 18 - FRANKLIN COUNTY
SECTION 19 - FAIRFIELD COUNTY
FCGS Monument No. 9973

- (A) TAYLOR SQUARE OWNER LLC
0.140 AC. - TRACT I, PARCEL 3
O.R. 1726, PG. 4256**
P.N. 044-03795-50
- (B) CITY OF REYNOLDSBURG
0.025 AC.
INSTR. NO. 199904090089339
- (C) CITY OF REYNOLDSBURG
0.0682 AC. - PARCEL NO. 9-WV
O.R. 28887, PG. E 10
- (D) THE CITY OF REYNOLDSBURG
1.133 AC.
O.R. 7073, PG. G 14
- (E) THE CITY OF REYNOLDSBURG
0.397 AC.
O.R. 7073, PG. G 16
- (F) TRURO DEVELOPMENT, INC
ORIG. 80 AC.
O.R. 8915, PG. A 03

(1) $\Delta = 19^\circ 49' 34''$
R = 64.00'
L = 22.15'
Ch = 22.04'
N10° 30' 37"W

(2) $\Delta = 30^\circ 21' 30''$
R = 100.00'
L = 52.99'
Ch = 52.37'
N15° 40' 48"W

(3) $\Delta = 44^\circ 47' 38''$
R = 46.00'
L = 35.96'
Ch = 35.05'
N53° 15' 22"W

$\Delta = 7^\circ 13' 27''$
R = 670.00'
L = 84.48'
Ch = 84.42'
N64° 42' 08"E



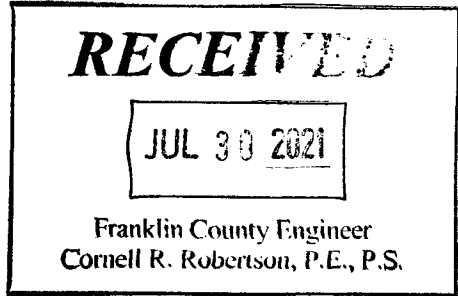
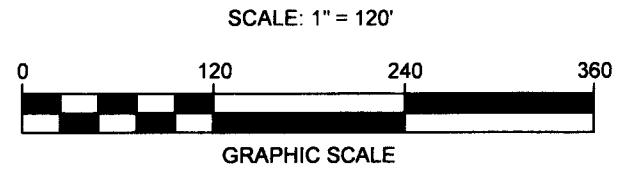
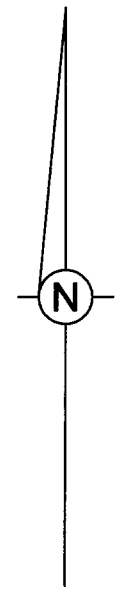
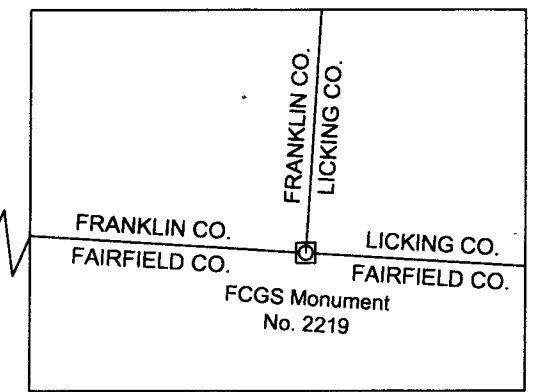
3/4" I.D. Iron Pipe Set, 30" in length, w/Cap Stamped "BIRD & BULL, INC." Unless Otherwise Shown.

I hereby certify that this plat was prepared from an actual field survey performed under my supervision in June, 2021. Each 3/4" I.D. iron pipe set is marked with a yellow plastic cap imprinted "Bird & Bull, Inc.".

Kevin L. Baxter 07/23/21

Kevin L. Baxter ~ Ohio Surveyor No. 7697

Date:



BASIS OF BEARINGS: Basis of bearings is a portion of the centerline of Baltimore-Reynoldsburg Road ~ S.R. 256, being N 19° 32' 27" W, as shown of record in Instrument No. 201612130171491, Recorder's Office, Franklin County, Ohio and all other bearings are based upon this meridian.

** Fairfield County Recorder's Office

Pertinent documents used for this survey are as referenced.

Bird+Bull Engineers & Surveyors
3500 Snouffer Rd., Ste.225
Columbus, Ohio 43235
Ph: (614) 761-1661
Fax: (614) 761-1328
WWW.BIRDBULL.COM

EXHIBIT OF A 2.707 ACRE TRACT,
AT 7639-7691 FARMSBURY DRIVE,
IN THE TAYLOR SQUARE SHOPPING CENTER,
CITY OF REYNOLDSBURG, FRANKLIN CO., OHIO
(HALF SEC. 28, T. 16 N., R. 20 W., REFUGEE LANDS)

SCALE: 1" = 120'	JOB NO. 1
DWN: KLB CKD: JULY 23, 2021	210369 1